Planning & Zoning Committee of the MidCoast Community Council

PO Box 64, Moss Beach CA 94038 Serving 12,000 residents

Agenda for Wednesday, February 7, 2001 7:30 PM at the 3-0 Café at the HMB Airport

Hwy. 1 between Moss Beach and El Granada

P&Z Agendas and other materials are available on-line at: http://mcc.sanmateo.org Chair: MCC Members: Community Members: Chuck Kozak Ric Lohman Dennis Doherty Chris Mickelson

Kathryn Slater-Carter Karen Wilson

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All members of the MCC P&Z Committee may be emailed at p&z@lists.sanmateo.org.

For any comments, questions, review of materials or for further information on agenda items,

please contact the Chair, Chuck Kozak, at 650.728.8239 (home) – 650.996.8998 (days) – cgk@montara.com

- 1. Call to Order and Introductions
- Public Comment: The public and Committee Members may comment on any item not on the regular agenda. The P&Z Committee, however, can only act on the items on the regular agenda.
- 3. Updates, Notices and Announcements
- 4. Review of Agenda

REGULAR AGENDA

Continued / Resubmitted Items: Details may be found in the supplied addendum.

Estimated start time: 7:45 PM.

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5a. PLN2000-00881: Coastside Design Review for a new 1-story pre-manufactured1504 sf. single-family residence with a site-built 480 sf. attached garage and the merger of two legal lots to create a single 6200 sf. parcel located at 720 Edison (between Birch and Cedar) in Montara.

APN 036-123-260 - NO CONTROL INFORMATION OF THE WARREN APOLITION OF THE WARREN APOLIT

Owner: Everett and Lucille Zenor

Applicant: Same

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6. Pre-application Items: Details may be found in the supplied addendum.
Estimated start time: 8:00 PM.

GARGE DOORS? --

6a. Review of new design for a new 9,896 sf. 3-level, 10-unit Motel/B&B with manager's unit on a 7,922 sf. parcel in the C-1/S-3/DR district on Alhambra Avenue immediately east of Obispo Road. APN 047-204-070. This item originally reviewed by P&Z on June 21,. This new design has not been submitted to the County.

Owner: Foti Rossi

Applicant: F.R. Strathdee & Associates

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6b. Review of new design for a new 2- story 5,159 sf. modular single-family residence including site-built first level with attached garage on a 11,298 sf. parcel on the north-east corner of Cortez and Highway 1 in Miramar. APN(s) 048-023-090/170. This item originally reviewed by P&Z on July 19 and August 16, 2000 as PLN2000-00389. This new design has not been submitted to the County yet as part of this application.

Owner: James and Marieange Johnson Applicant: Grant Denmark, Advantage

Homes RED FOR CAST PLUMBUR, FIRE SEMBRUCHS.

Other Applications: Details may be found in the supplied addendum. Estimated start time: 8:45 PM.

7a: PLN2000-00811: Coastside Design Review to construct a 427 sf. second-story addition to an existing 1394 sf. single-family residence including attached garage on a 5000 sf. parcel located at 1251 Main St. in Montara. APN 036-018-080

Owner: Jan Michaels

Applicant: Theodore Designs, San Francisco

7b. PLN2000-00855: Use Permit Amendment to existing Use Permit # USE 86-01 to add a 875 sf. storage structure behind the existing 6500 sf. Half Moon Bay Brewing Company Restaurant (formerly the Shorebird) on a 57,000 sf. parcel at 390 Capistrano Road in Princeton. APN(s) 047-081-280/290/300/360/440/450

Owner: Keet Neerhan
Cornaver PAYKW Corkenporce (Log 3) - Applicant: Mark Stegmaier - Sierra West

7c. PLN2000-00897: Coastside Desugn Review for a new 3-level 2,533 sf. single-family residence with a detached 380 sf. garage on a 5,076 sf. parcel at 1138 Columbus (west side of Columbus between Santa Maria and Isabella) in El Granada. APN 047-275-420

Owner: Podell / Harper Applicant: Randy Hogel, Moss Beach

- 7d. PLN2001-00027: Coastal Development Exemption and Lot Line Adjustment to merge one 8800 sf. parcel and three 4400 sf. parcels to create two 11,000 sf. parcels on the north side of Cortez (above 6th St.) in the S-9 district in East Miramar. APN(s) 048-025-150, 160, 170, 180 Owner: Shore Acres Partners LLC Applicant: Anne Doherty 4-φ
- MidCoast Trees: Continued discussion and possible action regarding existing tree ordinances, removal permit procedures, and urban reforestation plans.
- 9. Any emergency items that arrived after the posting of this agenda.
- 10. Set future agenda and meeting dates. Assignment of received applications for review, and discussion of other agenda items for future meetings. Our next regular meeting is scheduled for Wednesday, February 21, 2001.

Adjourn

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